ABERNATHY and ASSOCIATES
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Wisconsin Registered Land Surveyor S-1594

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PLAT OF SURVEY

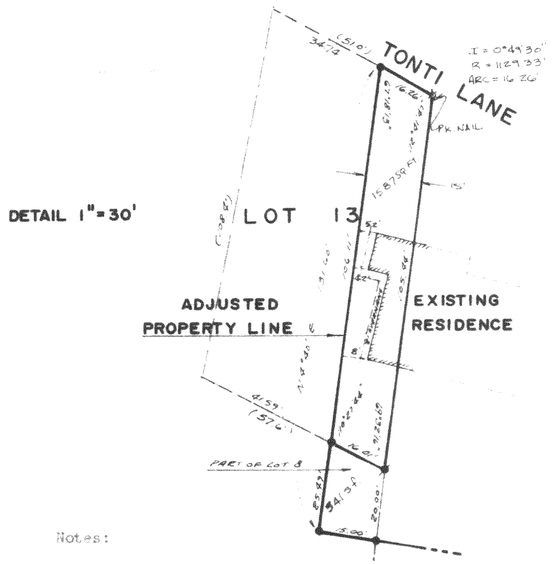
LOTS 9 thru 12 inclusive of Block 5 of LAKE WANDAWEGA HIGHLANDS, a subdivision located in Section 12, Town 3 North, Range 16 East, Walworth County, Wisconsin.

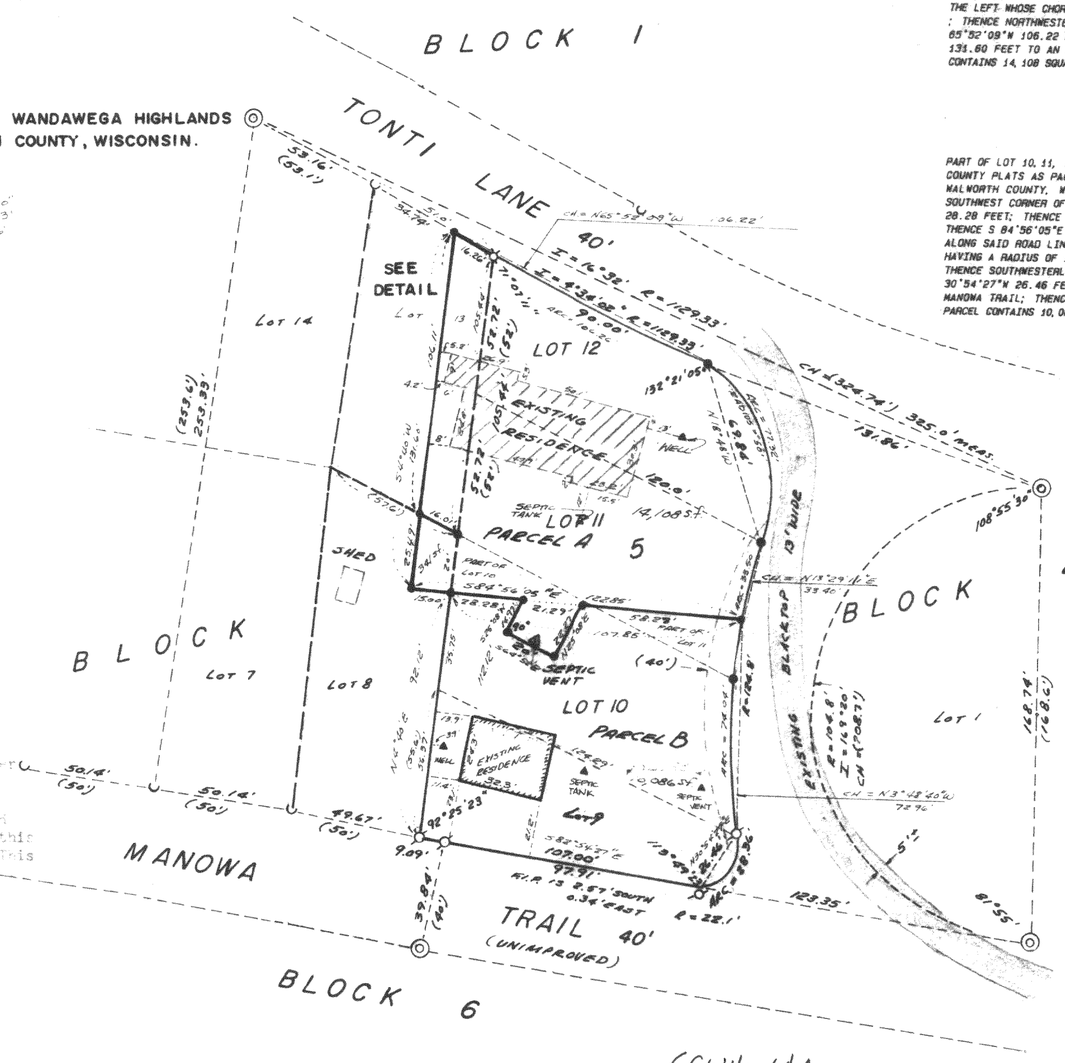
ORDERED BY- LYDIA GOSY
RT. 4 BOX 170
ELKHORN, WI. 53121

LOT LINE ADJUSTMENT

THE EASTERLY 15' OF LOT 13 OF BLOCK 5 OF LAKE WANDAWEGA HIGHLANDS LOCATED IN SECTION 12, T. 3 N., R. 16E., WALWORTH COUNTY, WISCONSIN.

DETAIL 1"=30'





Notes:

1) Platted distances were used to determine the easterly lines of Lots 9 - 12 of Blk. 5. A found iron pipe located at the southeast corner of Lot 10 was found and used.

2) A previous Plat of Survey done by Ray Hildebrand Surveyor's, Inc. dated Jan. 13, 1969 indicates this line as being the westerly line of Lots 9 -12. This does not agree with other found monumentation believed to be original.

Tax # GWH - 64A, GWH - 65, GWH - 65A, GWH - 66

LEGAL DESCRIPTION FOR PARCEL A

PARTS OF LOT 8, 13, 10, 11, AND LOT 12 OF BLOCK 5 LAKE WANDAWEGA HIGHLANDS AS RECORDED IN VOL. 8 OF WALWORTH COUNTY PLATS AS PAGE 144, BEING A SUBDIVISION IN SECTION 12 , TOWN 3 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN, DESCRIBED AS FOLLOWS; COMMENCING AT A FOUND IRON PIPE WHICH MARKS THE SOUTHWEST CORNER OF LOT 9 OF BLOCK 5; THENCE N 4°40'E 92.12 FEET TO AN IRON ROD AND THE POINT OF BEGINNING; THENCE S 84°56'05"E 28.28 FEET; THENCE S 25°08'W 14.97 FEET; THENCE S 64°52'E 20.00 FEET; THENCE N 25°08'E 22.27 FEET; THENCE S 84°56'05"E 58.28 FEET TO AN IRON ROD IN THE WESTERLY LINE OF TONTI LANE; THENCE NORTHERLY ALONG SAID ROAD LINE ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE CHORD BEARS N 13°29'11"E 33.40 FEET HAVING A RADIUS OF 124.80 FEET 33.50 FEET TO AN IRON ROD WHICH MARKS THE SOUTHEAST CORNER OF LOT 12 OF SAID BLOCK 5; THENCE NORTHWESTERLY ALONG SAID ROAD LINE ALONG THE ARC OF A CURVE TO THE LEFT WHOSE CHORD BEARS N 18°48'W 69.84 FEET HAVING A RADIUS OF 90.00 FEET 77.32 FEET TO AN IRON ROD ; THENCE NORTHWESTERLY ALONG SAID ROAD LINE ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE CHORD BEARS N 65°52'09"W 106.22 FEET HAVING A RADIUS OF 1129.33 FEET 106.26 FEET TO AN IRON ROD; THENCE S 4°40'W 131.60 FEET TO AN IRON ROD; THENCE S 84°56'05"E 15.00 FEET TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 14,108 SQUARE FEET OF LAND MORE OR LESS.

LEGAL DESCRIPTION FOR PARCEL B

PART OF LOT 10, 11, AND LOT 9 OF BLOCK 5 OF LAKE WANDAWEGA HIGHLANDS AS RECORDEDIN VOL. 8 OF WALWORTH COUNTY PLATS AS PAGE 144, BEING A SUBDIVISION LOCATED IN SECTION 12, TOWN 3 NORTH, RANGE 16 EAST, WALWORTH COUNTY, WISCONSIN DESCRIBED AS FOLLOWS; BEGINNING AT A FOUND IRON PIPE WHICH MARKS THE SOUTHWEST CORNER OF LOT 9 OF BLOCK 5; THENCE N 4°40'E 92.12 FEET TO AN IRON ROD; THENCE S 84°56'05"E 28.28 FEET; THENCE S 25°08'W 14.97 FEET; THENCE S 64°52'E 20.00 FEET; THENCE N 25°08'E 22.27 FEET; THENCE S 84°56'05"E 58.28 FEET TO AN IRON ROD IN THE WESTERLY LINE OF TONTI ROAD; THENCE SOUTHEASTERLY ALONG SAID ROAD LINE ALONG THE ARC OF A CURVE TO THE LEFT WHOSE CHORD BEARS S 3°48'40"E 72.96 FEET HAVING A RADIUS OF 124.80 FEET 74.04 FEET TO A FOUND IRON PIPE AT THE NORTHEAST CORNER OF SAID LOT 9; THENCE SOUTHWESTERLY ALONG SAID ROAD LINE ALONG THE ARC OF A CURVE TO THE RIGHT WHOSE CHORD BEARS S 30°54'27"W 26.46 FEET HAVING A RADIUS OF 22.10 FEET 28.38 FEET TO A POINT IN THE NORTHERLY LINE OF MANOWA TRAIL; THENCE N 82°54'27"W 107.00 FEET ALONG SAID ROAD LINE TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 10,086 SQUARE FEET OF LAND MORE OR LESS.

Legend

- FOUND IRON PIPE
- FOUND IRON ROD
- FOUND BRASS CAPPED MONUMENT
- FOUND CONCRETE MONUMENT
- \+ CHISEL CUT IN CONCRETE
- SET IRON ROD, 24" LONG, WEIGHING 1.5 LBS./LINEAL FT., 3/4" DIA.
- SET IRON ROD, 30" LONG, WEIGHING 4.5 LBS./LINEAL FT., 1-11/16" DIA.
- (xx) RECORDED AS DIMENSION
- —x—x— EXISTING FENCE
- "Posey Pin"

WISCONSIN KENNETH B. ABERNATHY, JR. S-1594 ELKHORN, WI LAND SURVEYOR

RECEIVED MAY 17 1990

SCALE: 1"= 40 FEET

"I hereby certify that I have surveyed the above described property and that the above map is a true representation thereof and shows the size and location of the property, its exterior boundaries, the location of all visible structures and [redacted] of all principal buildings thereon, boundary fences, apparent easements, roadways and visible encroachments, if any."

"This survey is made for the use of the present owners of the property, and also those who purchase, mortgage, or guarantee the title thereto within one year from date hereof."

Kenneth B. Abernathy Jr.
KENNETH B. ABERNATHY, JR.
WISCONSIN REGISTERED LAND SURVEYOR,
S-1594

Date: 6-26-87 Job No. 87.606

REVISED 7-7-87
REVISED 3/23/90
REVISED 4/4/90
REVISED 4/16/90 SEPTIC & WELL LOCATION PARCEL "A"
REVISED 4/20/90

316-469